

PB# 85-62

Arthur Morris

29-1-20.15

85-62
Subdivision of Lot #5 for
Arthur Morris

I-03 14 96

X

approved 2/12 sh.
 filed with T.C. office
 3/4/86 sh.
 map signed
 3/2/86 sh.

TOWN OF NEW WINDSOR		General Receipt		6996
555 Union Avenue New Windsor, N. Y. 12550				Oct. 22 19 85
Received of	Arthur Morris		\$ 25 ⁰⁰ / ₁₀₀	
	Twenty Five and ⁰⁰ / ₁₀₀			DOLLARS
For	Subdiv. application - 85-62			
DISTRIBUTION				
FUND	CODE	AMOUNT		
Cheq		25.00		
# 1259				
			By	Pauline G. Tournant EC

TOWN OF NEW WINDSOR		General Receipt		7370
555 Union Avenue New Windsor, N. Y. 12550				March 4 19 86
Received of	Arthur Morris		\$ 100 ⁰⁰ / ₁₀₀	
	One Hundred and ⁰⁰ / ₁₀₀			DOLLARS
For	Sub division 85-62			
DISTRIBUTION				
FUND	CODE	AMOUNT		
100.00 Cheq				
# 1714				
(Zimmerman Corp.)			By	Pauline G. Tournant EC
				Town Clerk
				Title

Sanitary

Approved: 2/12/86 sh.

\$100 sub fee ad

\$1,000 recreation fee. ad

Received
3.3.86
Jany Pen

THIS CHECK IS IN FULL PAYMENT OF THE FOLLOWING

DATE	AMOUNT
Arthur Morris	
Subt.	
TOTAL OF INVOICES	
SS	
AMOUNT OF CHECK	

ZIMMERMAN ENGINEERING & SURVEYING, P.C.

1713

ROUTE 17 M - BOX 313 914 782-7976
HARRIMAN, NY 10926

PAY
TO THE
ORDER OF

2/28, 1986
Town of New Windsor
One Thousand

\$ 1000

50-244/219

00

XXX DOLLARS

THE BANK OF NEW YORK

MID-HUDSON REGION
800 ROUTE 17M, MONROE, N.Y. 10950

MEMO

85-68

Herald Z

⑈001713⑈ ⑆021902446⑆ ⑆241011576⑈

NEW YORK'S FIRST BANK FOUNDED 1794

PLANNING BOARD
TOWN OF NEW WINDSOR
555 UNION AVENUE
NEW WINDSOR, NY 12550

Date Received _____
Preapplication Approval _____
Preliminary Approval _____
Final Approval _____
Fees Paid _____

APPLICATION FOR SUBDIVISION APPROVAL

Date: 10/15/85

1. Name of subdivision Subdivision of Lot #5 for Arthur Morris
2. Name of applicant Arthur Morris Phone 496-3958
Address Woodcock Mountain Drive - Washingtonville, New York 10992
(Street No. & Name) (Post Office) (State) (Zip Code)
3. Owner of record Geraldine Sherman Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip Code)
4. Land Surveyor Gerald Zimmerman Phone 782-7976
Address P.O. Box 313, Route 17M, Harriman, New York 10926
(Street No. & Name) (Post Office) (State) (Zip Code)
5. Attorney _____ Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip Code)
6. Subdivision location: On the west side of Station Road
(Street)
1600 feet south of N.Y.S. Route 207
(direction)
7. Total Acreage 13.43 acres Zone R-1 Number of Lots 4
8. Tax map designation: Section 29 - B1 Lot(s) 20.15
9. Has this property, or any portion of the property, previously been subdivided Yes
If yes, when 7/26/85; by whom Geraldine Sherman
10. Has the Zoning Board of Appeals granted any varlance concerning this property No
If yes, list case No. and Name _____

Let all contiguous holdings in the same ownership.

None

Section _____ Block(s) _____ Lot(s) _____

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of _____ and were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed. IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

STATE OF NEW YORK)
COUNTY OF ORANGE : SS.:

I, ARTHUR MORRIS, hereby depose and say that
all the above statements and the statements contained in the papers submitted herewith
are true.

Arthur Morris

Mailing Address WOODCROFT MTN. DR.

WASHINGTONVILLE, N.Y. 10992

WORN to before me this

17th day of OCTOBER, 1985

Susan L. Hoffman
NOTARY PUBLIC

SUSAN L. HOFFMAN
Notary Public, State of New York
No. 30-4504124
Qualified in Dutchess County
Commission Expires March 30, 1987

SHORT ENVIRONMENTAL ASSESSMENT FORM

INSTRUCTIONS:

(a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.

(b) If any question has been answered Yes the project may be significant and a completed Environmental Assessment Form is necessary.

(c) If all questions have been answered No it is likely that this project is not significant.

(d) Environmental Assessment

1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? ☐ Yes ☒ No
2. Will there be a major change to any unique or unusual land form found on the site? ☐ Yes ☒ No
3. Will project alter or have a large effect on an existing body of water? ☐ Yes ☒ No
4. Will project have a potentially large impact on groundwater quality? ☐ Yes ☒ No
5. Will project significantly effect drainage flow on adjacent sites? ☐ Yes ☒ No
6. Will project affect any threatened or endangered plant or animal species? ☐ Yes ☒ No
7. Will project result in a major adverse effect on air quality? ☐ Yes ☒ No
8. Will project have a major effect on visual character of the community or scenic views or vistas known to be important to the community? . . . ☐ Yes ☒ No
9. Will project adversely impact any site or structure of historic, pre-historic, or paleontological importance or any site designated as a critical environmental area by a local agency? . . . ☐ Yes ☒ No
10. Will project have a major effect on existing or future recreational opportunities? . . . ☐ Yes ☒ No
11. Will project result in major traffic problems or cause a major effect to existing transportation systems? ☐ Yes ☒ No
12. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? . ☐ Yes ☒ No
13. Will project have any impact on public health or safety? ☐ Yes ☒ No
14. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? . . ☐ Yes ☒ No
15. Is there public controversy concerning the project? ☐ Yes ☒ No

PREPARER'S SIGNATURE: Herald Z TITLE: Project Engineer
 REPRESENTING: Zimmerman Engineering DATE: 10/15/85

until the easements are complete.

Motion by Lawrence Jones seconded by Henry Scheible that the Planning Board accpet the Lorenzen Subdivision but hold final approval until road grants come in and a temporary cul-de-sac will be made on road in event lots 3 and 4 are sold prior to construction of the road.

Roll call: All ayes, no nays. (6-0) Motion carried.

#2 on the agenda:

Arthur Morris Subdivision
located on Station Road
represented by Mr. Zimmerman

Chairman Reynolds read a memo from Paul V. Cuomo P.E., Planning Board Engineer stating he and Sanitary Superintendent Masten reviewed the sanitary system and saw no objections. This memo was signed by both men on February 5, 1986.

Mr. Cuomo: Sonny Masten and I went out to Station Road and reviewed this property. We saw no objections.

Mr. Babcock: If Mr. Zimmerman is doing the plan he must inspect along with Sanitary Superintendent Masten's approval.

Mr. Schiefer asked Mr. Cuomo if he felt this would function on a hill.

Mr. Cuomo stated that this was a costly system and would work the way Mr. Zimmerman designed it. It must be inspected by Sonny Masten and Mr. Zimmerman.

Mr. McCarville: Were these houses moved up?

Mr. Scheible: Where is the septic system on original four (4) lots?

Mr. Zimmerman: The same system about 150 ft. Lots are 349 feet deep.

Mr. Scheible: I am sure the Orange County Board of Health will make sure everything is okay.

Chairman REyns: Look at the notes.

Mr. McCarville: Wasn't the one lot moved?

Mr. Zimmerman: No not in this subdivision.

Chairman Reynolds: It has nothing to do with this but I just wanted to explain that you wouldn't be able to put an extra apartment in..

Mr. McCarville: These fields are completely level?

Mr. Zimmerman: Straight hitch.

Mr. McCarville: I just share in the concern of the rest of the Board with wet area.

Motion by Ernest Spignardo seconded by Carl Schiefer that the Planning Board of the Town of New Windsor approve the Arthur Morris 4 Lot Subdivision located on Station Road and collect all fees.

Roll call: All ayes, no nays, (6-0) Motion approved.

Fee- \$100 Subdivision and \$1000 recreation fee. Fee not paid.

#3 on the agenda:

Burger King Site Plan
located on Route 32 (Windsor Highway)
represented by Carmen Mortise

Chairman Reynolds: This is a site plan here for an approval of change in the front of the store. A green house front on the building. Is that correct?

Mr. Mortise: Correct. There are no changes in the parking area. It is the green house and and entry.

Chairman Reynolds: Are there any questions?

Motion by Henry Scheible seconded by Daniel McCarville that the Planning Board of the Town of New Windsor approve the site plan of Burger King located on Route 32, Windsor Highway and collect all fees.

Roll call: All ayes, no nays. (6-0). Motion carried.

Fee- \$100.00 Site Plan. Fee paid.

* * *

Trailer Reviews

Cedar Avenue Mobile Home Park owned by Mr. Frank Meile

Mr. Babcock and Mr. Finnegan stated that everything was checked out. Fee paid previously. 1986.

* * *

Nugent Mobile Home Park
Union Avenue

12 trailers

Mr. Finnegan: Inspected and everything okay.

Fee:\$200.00 PAID

Planning Board
received 2/10/86 H

INTER-OFFICE MEMORANDUM

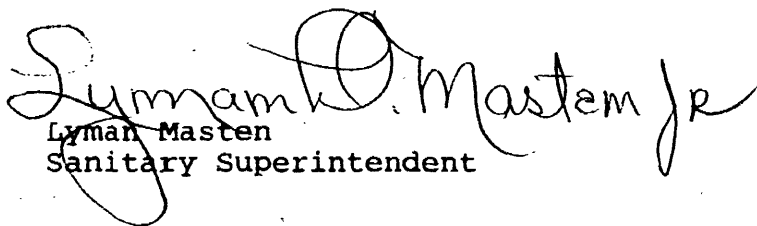
TO: PLANNING BOARD

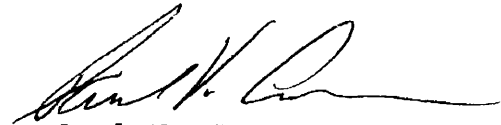
FROM: PAUL V. CUOMO, P.E.
ENGINEER

SUBJECT: ARTHUR MORRIS
SUBDIVISION OF LOT 5

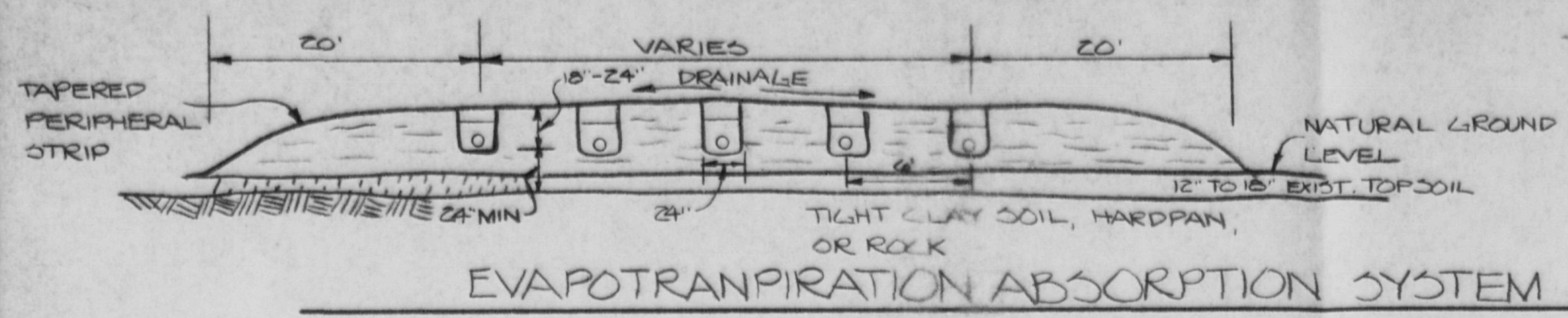
DATE: FEBRUARY 5, 1986

We have reviewed the sanitary system designs for the above subject property and have no objection to the proposed designs.

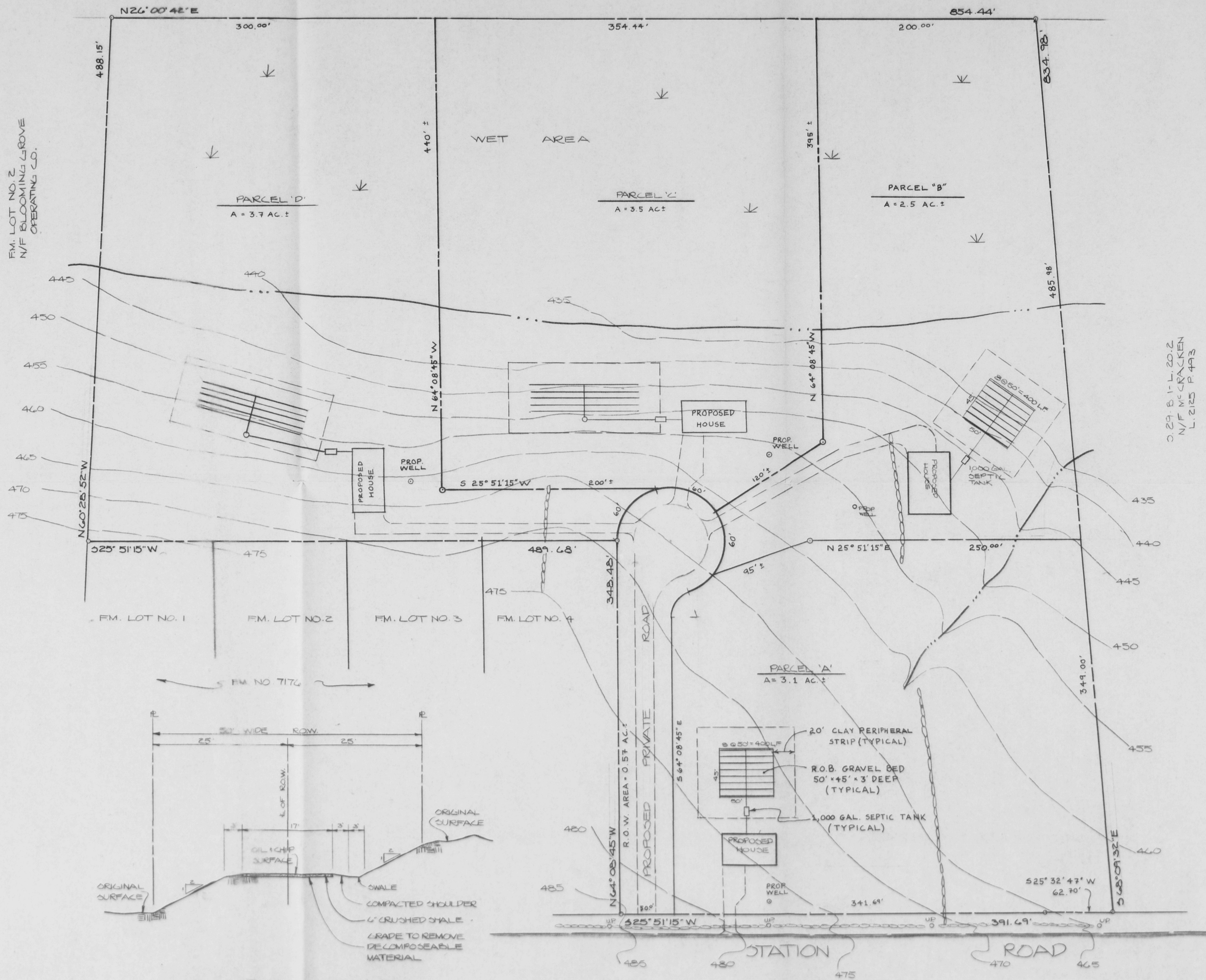
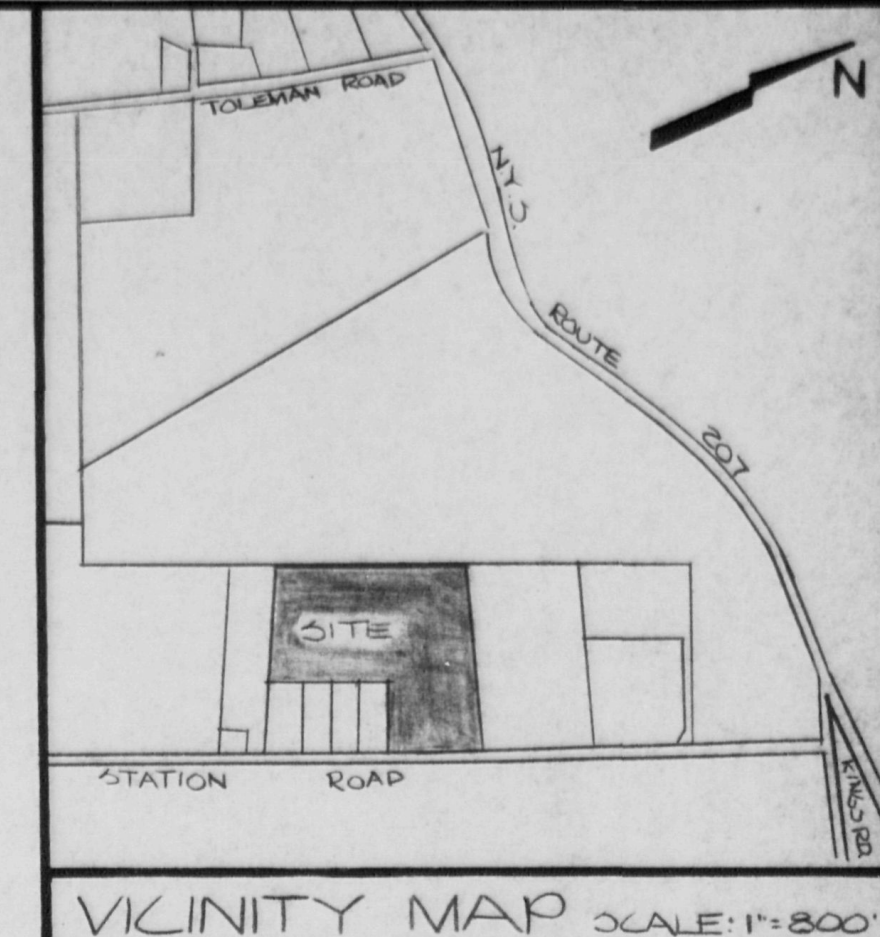
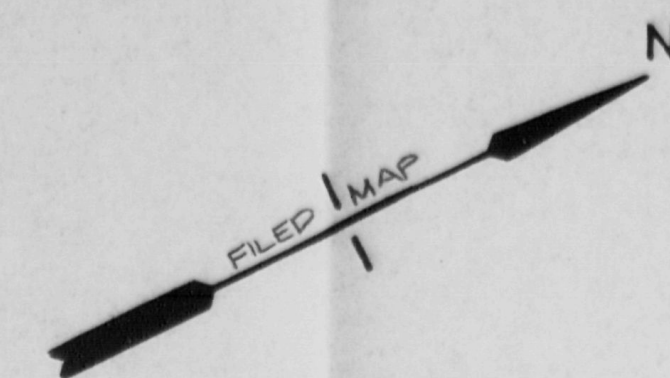

Lyman Masten
Sanitary Superintendent


Paul V. Cuomo, P.E.
Engineer

PVC/nh



329-B, 1-L 26.1
N/F SOLITRON DEVICES INC.
L. 1229 P. 352



ZONING DATA

DISTRICT: R-1
MIN. LOT AREA = 1 ACRE
MIN. LOT WIDTH = 125'
MIN. FRONT YD. = 45'
MIN. SIDE YD. = 20'/40'
MIN. REAR YD. = 50'

TAX MAP NO.

SECTION: 29
BLOCK: 1
LOT: 20.15

DEED

P/O LIBER: 2354
PAGE: 120

MAP REFERENCE

LOT NO. 5 ON A MAP ENTITLED "SUBDIVISION FOR GERALDINE SHERMAN" TOWN OF NEW WINDSOR, ORANGE COUNTY, N.Y. FILED IN THE C.C.O. AS MAP NO. 7176 ON 7-26-85

TOTAL TRACT AREA

13.43± ACRES

RECORD OWNER / CONTRACT PURCHASER

GERALDINE SHERMAN WOODLOCK ROAD NEW WINDSOR, N.Y.	ARTHUR MORRIS WOODLOCK MOUNTAIN DRIVE WASHINGTONVILLE, N.Y.
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NOTES:

1. ALL LOTS TO BE SERVED WITH INDIVIDUAL EVAPO-TRANSPIRATION ABSORPTION SYSTEMS
2. 3 BEDROOM HOUSE REQUIRES 2,250 S.F. OF R.O.B. GRAVEL BED (AS SHOWN)
3. 4 BEDROOM HOUSE REQUIRES 3,000 S.F. OF R.O.B. GRAVEL BED
4. 400 L.F. OF TILE FIELDS REQ'D. FOR 3 BEDROOM HOUSE
480 L.F. OF TILE FIELDS REQ'D. FOR 4 BEDROOM HOUSE
5. PERCOLATION RATE ON PARCELS A, B, C & D IS GREATER THAN 60 MIN.
6. AN AGREEMENT FOR THE MAINTENANCE OF THE PRIVATE ROAD SHALL BE BINDING ON PARCELS B, C & D OF THIS SUBDIVISION AND THE APPROPRIATE DOCUMENTS SHALL BE FILED IN THE ORANGE COUNTY CLERK'S OFFICE; DEEDS OF CONVEYANCE SHALL REFER TO THIS AGREEMENT.

Subdivision APPROVAL GRANTED
TOWN OF NEW WINDSOR PLANNING BOARD

2-17-86
BY: *Henry F. Scheible*
HENRY F. SCHEIBLE
SECRETARY

SUBDIVISION OF LOT NO. 5

FOR: **ARTHUR MORRIS**

SCALE: 1"=50'	JOB NO. 85-186	DRAWN BY: J.F.
DATE: 10-9-85	REV. 11-6-85	
TOWN OF NEW WINDSOR		
ORANGE COUNTY, NEW YORK		
ZIMMERMAN ENGINEERING & SURVEYING, P.C.		
RT. 17M, HARRIMAN, N.Y.		

REV 01-14-86
REV 12-11-85
REV 11-25-85



GERALD ZIMMERMAN P.E. LIC. NO. 47391
P.E. LIC. NO. 47391